

AVAILABLE FOR LEASE

# WAIKIKI RETAIL RESTAURANT OPPORTUNITY

151 ULUNIU AVENUE, HONOLULU HI 96815





# PROPERTY OVERVIEW

This is a rare retail opportunity situated in a high foot traffic location in Waikiki on the corner of one of the main thoroughfares between Kuhio and Kalakaua. Located on the ground floor of the historic Royal Grove Waikiki hotel, these street front spaces have access to plumbing as well as outdoor seating areas, making this a fantastic opportunity for a wide variety of businesses looking to get open or expand in Waikiki, Oahu's premier tourist market.



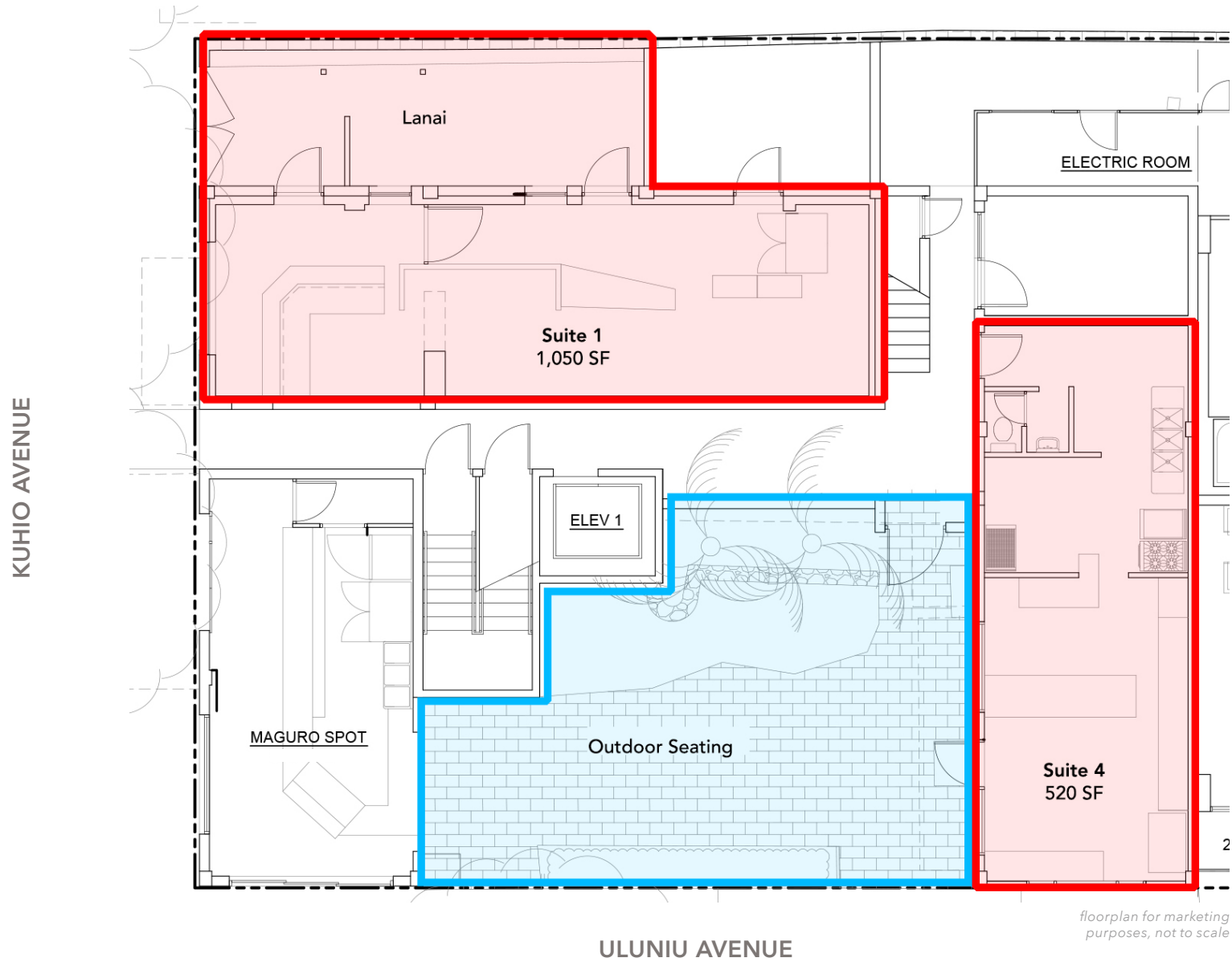
## LEASE DETAILS

|                     |  |
|---------------------|--|
| UNIT                | Suite 1: Approx. 1,050 SF<br>Suite 4: Approx. 520 SF |
| AVAILABLE           | Immediately  |
| TERM                | 5 Years  |
| MODIFIED GROSS RENT | Contact Agent  |
| PERCENTAGE RENT     | 8%   |
| UTILITIES           | Separately metered and paid by tenant                |

## HIGHLIGHTS

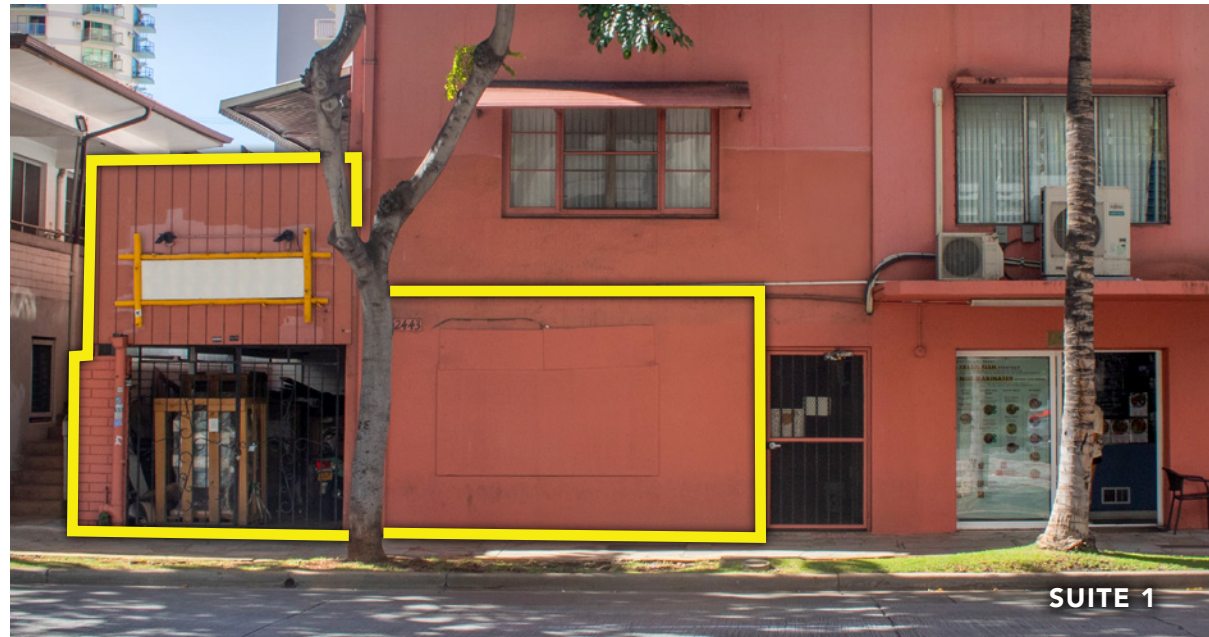
- Located on the ground floor of the Royal Grove Hotel
- Rare small space in Waikiki
- High pedestrian traffic zone
- Co-tenant is Maguro Spot, a high-volume popular poke shop

# FLOOR PLAN





# GALLERY







# WAIKIKI RETAIL MAP



# WAIKIKI MARKET HIGHLIGHTS

**30,787**

Visitor Lodging  
Units

**22,731+**

Waikiki Hotel  
Rooms

**99,194**

Average Daily Visitor  
Population On-island

**30,441**

Average Daily  
Local Population

**21,869**

Average Daily  
Employees

**1.5 Million+**

Square Feet  
of Retail GLA

■ **Waikiki Retail:** Dior, Louis Vuitton, Gucci, Chanel, Hermès, Rolex, Yves Saint Laurent, Fendi, Balenciaga, Tiffany & Co., Valentino, Bottega Veneta, Prada, Moncler, Tesla, Jimmy Choo, Kith, Harry Winston, Salvatore Ferragamo, DFS, H&M, Urban Outfitters, Sephora, Victoria's Secret, UGG, Ross, Macy's, Quiksilver, Rip Curl, Volcom and many more

■ **Waikiki Restaurants:** The Cheesecake Factory, Tommy Bahama, P.F. Chang's, Hard Rock Cafe, Ruth's Chris Steak House, Yard House, Duke's Waikiki, Maui Brewing Co., Roy's, Paia Fish Market, StripSteak Waikiki, Marugame Udon, Poké Bar, Morimoto Asia and many more

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